

EXHIBIT A

PRELIMINARY

Joe Orr, Inc.
Surveyors & Engineers
2167 Post Oak Circle
College Station, TX 77845
(979) 690-3378

Area 1A
2002 Annexation
City of College Station
12 June 2002

All that certain tract or parcel of land lying and being situated in the Crawford Burnett League, Abstract No. 7, in Brazos County, Texas, being a part of that tract conveyed to Linda Sue Gorzycki, et al by deed recorded in Volume 672, Page 404 of the Official Records of Brazos County, Texas, and a part of that tract conveyed to TLS Properties, Ltd. by deed recorded in Volume 3022, Page 187 of the Official Public Records of Brazos County, Texas, and being more particularly described as follows:

Beginning at the common rear corner of the said Gorzycki tract and that tract conveyed to Jean A. Preston and Linda Jean Preston by deed recorded in Volume 433, Page 48 of the Deed Records of Brazos County, Texas, in the line between the existing city limits of College Station, Texas, as defined by ordinance No. 378 and ordinance No. 673.

Thence along the existing city limits line defined by ordinance No. 673 as follows:

S 87° 05' 23" E - 273.24 feet;
S 80° 50' 48" E - 598.26 feet;
N 81° 55' 37" E - 328.48 feet;
N 83° 38' 30" E - 46.58 feet;
S 76° 53' 38" E - 105.16 feet;
N 83° 48' 58" E - 281.26 feet;
N 62° 00' 53" E - 160.91 feet;
N 83° 48' 58" E - 1098.10 feet;
N 84° 57' 02" E - 1000.38 feet;
N 83° 48' 18" E - 199.49 feet;
S 88° 54' 49" E - 8.93 feet;
S 47° 13' 46" E - 145.38 feet;
S 75° 47' 35" E - 540.40 feet to the existing city limits line defined by ordinance

No. 1196;

Thence along the existing city limits line defined by ordinance No. 1196 as follows:

S 22° 12' 35" E - 51.46 feet;
S 42° 58' 48" W - 614.18 feet;

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Thence S 42° 14' 36" W – 1713.75 feet to the most easterly corner of that 2.186 acre right-of-way dedication described by plat recorded in Volume 1056, Page 215 of the Official Records of Brazos County, Texas;

Thence S 62° 40' 52" W – 834.76 feet along the northwest line of Dowling Road to the southwest line of the said TLS Properties, Ltd. tract;

Thence N 48° 53' 25" W – 154.95 feet along the southwest line of the said TLS Properties, Ltd. tract to the most easterly corner of The Woodlands addition according to plat of record in Volume 393, Page 521 of the Deed Records of Brazos County, Texas;

Thence N 48° 08' 54" W – 1088.64 feet along the line between the said TLS Properties, Ltd. tract and the Woodlands addition to the common corner of The Woodlands addition and the Texas A&M University tract described in Volume 81, Page 180 of the Deed Records of Brazos County, Texas, which is a corner of the existing city limits as defined by ordinance No. 378;

Thence N 48° 24' 23" W – 1958.27 feet along the line between the existing city limits as defined by ordinance No. 378 and the said TLS Properties, Ltd. tract and the said Gorzycki tract to the Point of Beginning and containing 129.98 acres of land more or less.

PRELIMINARY

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Area 1B
2002 Annexation
City of College Station
12 June 2002

All that certain tract or parcel of land lying and being situated in the Crawford Burnett League, Abstract No. 7, in Brazos County, Texas, being bounded by the existing city limits on the northwest, the northeast and the southeast and by the proposed future I&GN road on the southwest and by the tracts of Charles Turner, Henry Mayo, Joseph Mikeska, Jr. and Oak Creek, LLP on the southeast and southwest and being more particularly described as follows:

Beginning in the northeast right-of-way line of F.M. 2154 (Wellborn Road) at the common corner of the existing city limits as defined by ordinance 673, ordinance 663 and ordinance 889 of the City of College Station.

Thence S 47° 03' 28" E – 7410.34 feet along the northeast right-of-way line of F.M. 2154 to the north corner of the existing city limits as defined by ordinance No. 2219;

Thence along the northwest line of the existing city limits as defined by ordinance No. 2219 as follows:

S 50° 30' 58" W – 243.20 feet;

S 41° 08' 39" W – 1703.00 feet to a point in the southeast line of North Graham Road;

Thence N 47° 42' 52" W – 1193.22 feet across North Graham Road and along the line between the Joseph A. Mikeska, Jr. 32.81 acre tract described by deed recorded in Volume 414, Page 203 of the Deed Records of Brazos County, Texas and the CTEC, Ltd. tracts described by deed recorded in Volume 4380, Page 324 of the Official Public Records of Brazos County, Texas, to the southeast right-of-way line of Rock Prairie Road West;

Thence S 42° 17' 08" W – 185.08 feet along the southeast right-of-way line of Rock Prairie Road West;

Thence N 47° 42' 52" W – 1140.66 feet across Rock Prairie Road West and continuing along the line between the Charles L. Turner 22.97 acre tract described by deed recorded in Volume 3331, Page 61 of the Official Public Records of Brazos County, Texas, and the Alta Vista Christian Academy 20.27 acre tract described by deed recorded in Volume

PRELIMINARY

2901, Page 137, to the most westerly corner of the said Alta Vista Christian Academy tract;

Thence N 41° 29' 08" E – 206.75 feet continuing along the line between the Charles I. Turner tract and the Alta Vista Christian Academy tract to a the common corner of the said Turner tract and the L.M. Haupt, Jr. 136.063 acre tract described by deed recorded in Volume 171, Page 392 of the Deed Records of Brazos County, Texas;

Thence N 49° 59' 52" W – 561.96 feet along the line between the said Turner tract and the said Haupt tract to the most northerly corner of the said Turner tract;

Thence S 41° 23' 08" W – 2307.55 feet along the line between the said Haupt tract and the said Turner tract and the Henry P. Mayo 25.00 acre tract described by deed recorded in Volume 1253, Page 878 of the Official Records of Brazos County, Texas, and the Oak Creek, L.L.P. 33.52 acre tract described by deed recorded in Volume 4030, Page 98 of the Official Public Records of Brazos County, Texas, to the northeast line of the proposed future I&GN Road 100' Right-of-way;

Thence N 22° 03' 48" W – 7094.15 feet along the northeast line of the proposed future I&GN Road 100' right-of-way to the existing city limits line defined by ordinance No. 673;

Thence along the existing city limits line defined by ordinance No. 673 as follows:

S 75° 47' 35" E – 92.86 feet;

N 23° 08' 19" E – 286.30 feet;

S 85° 50' 09" E – 856.40 feet;

S 34° 27' 44" E – 1210.53 feet;

N 42° 56' 32" E – 700.00 feet to the Point of Beginning and containing 514.36 acres of land more or less.

Bearings are Texas State Plane, NAD-83 datum, based on City of CS 1994 GPS control points and GPS observations.

PRELIMINARY

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Area 2
2002 Annexation
City of College Station
12 June 2002

All that certain tract or parcel of land lying and being situated in the Augustus Babilie survey, Abstract No. 75, the William Clark survey, Abstract No. 101, the Jesse Bledsoe survey, Abstract No. 71, and the Hardin McGraw survey, Abstract No. 175, and the T. Henry Survey, Abstract No. 129, in Brazos County, Texas, being bounded by the existing city limits on the north side of Greens Prairie Road, the existing city limits line between the J.L. Gaut 24.45 acre tract and the Elizabeth M. Williams Education Trust 89.964 acre tract on the northeast, the fence along the west side of Arrington Road, the fence between the Jerry Windham tract and the William W. Smith tract the line between the Jerry Windham 320 acre tract and the Jerry Windham 79.63 acre tract and the northeast line of Sweetwater Subdivision and being more particularly described as follows:

Beginning in the northwest line of Greens Prairie Road at the most westerly corner of the existing city limits as defined by ordinance No. 1457 which is in the southeast line of the existing city limits as defined by ordinance No. 1456.

Thence S 48° 45' 07" E - 1496.28 feet along the line between that tract conveyed to J.L. Gaut by deed recorded in Volume 1850, Page 248 of the Official Public Records of Brazos County, Texas, and that 89.964 acre tract conveyed the Elizabeth M. Williams Educational Trust by deed recorded in Volume 2974, Page 95 of the Official Public Records of Brazos County, Texas, which is also the southwest line of the existing city limits as defined by ordinance No. 1457, to the existing fence line on the west side of Arrington Road;

Thence along the west line of Arrington Road as fenced by the following calls:

S 2° 42' 29" E - 1779.00 feet;
S 48° 40' 05" E - 20.77 feet;
S 3° 59' 59" E - 222.57 feet;
S 2° 59' 45" E - 493.40 feet;
S 2° 52' 07" E - 445.50 feet;
S 3° 12' 38" E - 375.59 feet;
S 3° 07' 38" E - 730.28 feet;
S 0° 38' 15" E - 700.49 feet;
S 15° 17' 22" E - 57.31 feet;
S 2° 17' 29" E - 1566.57 feet;

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S 2° 40' 25" E – 2683.64 feet;

S 20° 42' 40" E – 199.34 feet to the fence line between that 468.48 acre tract conveyed to William W. Smith by deed recorded in Volume 2533, Page 315 of the Official Public Records of Brazos County, Texas, and the Jerry Windham 320 acre tract described by deed recorded in Volume 315, Page 734 of the Deed Records of Brazos County, Texas;

Thence along the fence line between the said Smith tract and the said Windham tract as follows:

S 3° 06' 46" W -- 80.34 feet;

S 39° 40' 09" W – 577.18 feet;

S 42° 28' 41" W – 243.88 feet;

S 44° 10' 33" W – 976.71 feet to a fence corner at the most southerly corner of the said Windham tract;

Thence N 50° 11' 34" W – 508.73 feet continuing along the line between the said Smith tract and the said Windham tract to the most easterly corner of that 79.63 acre tract conveyed to Jerry Windham by deed recorded in Volume 839, Page 619 of the Official Records of Brazos County, Texas;

Thence N 49° 10' 20" W – 3039.62 feet along the line between the said Windham 320 acre tract and the said Windham 79.63 acre tract to the most northerly corner of the said 79.63 acre tract;

Thence S 84° 25' 42" W – 102.15 feet to the most easterly corner of Sweetwater Subdivision according to plat of record in Volume 2072, Page 65 of the Official Public Records of Brazos County, Texas;

Thence N 47° 55' 02" W – 4482.06 feet along the northeast line of the said Sweetwater Subdivision and continuing across Greens Prairie Road to the existing city limits line defined by ordinance No. 2132;

Thence N 41° 59' 57" E – 7455.34 feet along the city limits line on the northwest side of Greens Prairie Road as defined by ordinance No. 2132 to the most easterly corner of same which is the most southerly corner of the city limits defined by ordinance No. 1456;

Thence N 42° 23' 26" E – 1065.35 feet along the northwest side of Greens Prairie Road to the Point of Beginning and containing 1078.48 acres of land more or less.

Bearings are Texas State Plane, NAD-83 datum, based on City of CS 1994 GPS control points and GPS observations.

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Area 3
2002 Annexation
City of College Station
12 June 2002

All that certain tract or parcel of land lying and being situated in the S.D. Smith survey, Abstract No. 210, in Brazos County, Texas, being all of Kensail Point according to plat of record in Volume 1567, Page 299 of the Official Public Records of Brazos County, Texas, all of Snug Harbor Phase II according to plat of record in Volume 2370, Page 63 of the Official Public Records of Brazos County, Texas, all of Amending Plat of Lots 3 and 4, Block One Snug Harbor Phase I according to plat of record in Volume 3496, Page 185 of the Official Public Records of Brazos County, Texas, all of Leisure Island, an unplatted subdivision around Fairhaven Cove and portions of the Nantucket Ltd. unplatted 595.85 acre tract described in Volume 531, Page 398 of the Deed Records of Brazos County, Texas, and being more particularly described as follows:

Beginning at the most easterly corner of Lot 3 in Block Five of Nantucket Phase One according to plat of record in Volume 575, Page 291 of the Deed Records of Brazos County, Texas, in the southwest line of Lot 1 in the said Block Five and in the southeast line of the existing city limits as defined by ordinance no. 2219 of the City of College Station, Texas.

Thence S 38° 35' 19" E – 83.47 feet along the existing city limits line to the most southerly corner of the said Lot 1;

Thence S 38° 56' 05" E – 841.12 feet continuing along the existing city limits line to the most northerly corner of Lot 3 Block Thirteen of Nantucket Phase Two according to plat of record in Volume 752, Page 119 of the Official Records of Brazos County, Texas;

Thence along the northwest line of the said Block Thirteen which is the existing city limits line as follows:

S 69° 08' 15" W – 150.75 feet;

S 83° 07' 43" W – 110.00 feet;

S 76° 09' 38" W – 129.49 feet to the common corner of Lots 2 and 3 in the said Block Thirteen;

S 75° 37' 41" W – 30.00 feet to the northeast corner of the said Kensail Point;

Thence along the northeast line of the said Kensail Point and continuing along the existing city limits line as follows:

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S 11° 42' 31" E – 352.73 feet;

S 38° 35' 19" E – 256.79 feet to the most easterly corner of Kensail Point in the northwest line of Nantucket Drive;

Thence along the northwest line of Nantucket Drive as follows:

S 51° 24' 41" – 290.27 feet to the beginning of a curve to the right (R=1170.00');

Along the arc of said curve through a central angle of 3° 46' 24";

Thence S 37° 16' 17" E – 340.94 feet across Nantucket Drive continuing along the existing city limits line to the beginning of a curve to the left (R=617.09');

Thence continuing along the existing city limits line and the arc of said curve through a central angle of 35° 51' 44" to the beginning of a curve to the right (R=25.00');

Thence continuing along the existing city limits line and the arc of said curve through a central angle of 82° 21' 21" to the end of said curve;

Thence S 9° 13' 18" W – 209.80 feet continuing along the existing city limits line to the most easterly corner of Lot 1 in Block One of Nantucket Phase 6 according to plat of record in Volume 3035, Page 323 of the Official Public Records of Brazos County, Texas, in the northwest line of Mariner's Cove;

Thence along the northeast line of Block One of Nantucket Phase 6 as follows;

N 77° 06' 38" W – 195.40 feet to the common corner of Lots 1 and 2;

N 61° 57' 43" W – 386.21 feet to the northeast corner of Nantucket Phase 6B according to plat of record in Volume 3704, Page 79 of the Official Public Records of Brazos County, Texas;

N 61° 57' 43" W – 29.81 feet;

S 8° 55' 27" W – 15.75 feet;

S 62° 45' 21" W – 24.00 feet;

N 27° 39' 21" W – 15.79 feet;

S 62° 45' 20" W – 95.80 feet;

S 72° 50' 14" W – 30.76 feet;

N 89° 36' 46" W – 60.46 feet;

N 57° 12' 40" W – 10.43 feet;

N 41° 35' 25" W – 48.13 feet;

N 36° 50' 04" W – 49.53 feet;

N 12° 44' 46" W – 8.98 feet to the common corner of Lot 1 and Lot 2 of the said Nantucket Phase 6B;

N 12° 43' 46" W – 22.61 feet;

N 1° 27' 35" E – 35.78 feet;

N 4° 20' 14" E – 151.66 feet to the southeast line of Nantucket Drive;

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Thence N 27° 49' 47" W - 60.0 feet across Nantucket Drive to the northwest line of same in the southeast line of Snug Harbor Phase II;

Thence along the northwest line of Nantucket Drive as follows:

S 62° 10' 13" W - 116.81 feet to the beginning of a curve to the left (R=1030.00');

Along the arc of said curve through a central angle of 10° 06' 13" to the beginning of a curve to the right (R=25.00');

Along the arc of said curve through a central angle of 87° 00' 42" to the end of said curve in the northeast line of Harper's Ferry Road;

Thence along the northeast line of Harper's Ferry Road as follows:

N 40° 55' 18" W - 138.81 feet to the beginning of a curve to the left (R=479.04');

Along the arc of said curve through a central angle of 33° 13' 55" to the end of said curve at the common corner of Lots 3-R and 4-R in Block One of Snug Harbor Phase I according to plat of record in Volume 3496, Page 185 of the Official Public Records of Brazos County, Texas;

N 74° 09' 13" W - 177.34 feet to the common corner of Lots 2 and 3-R;

Thence along the line between Lots 2 and 3-R as follows:

N 17° 50' 47" E - 156.73 feet;

N 7° 54' 57" E - 24.00 feet;

N 26° 22' 04" E - 250.74 feet to the rear common corner of said lots;

Thence N 76° 36' 11" E - 124.53 feet along the northwest line of the said Lot 3-R;

Thence S 13° 21' 18" E - 20.00 feet along the northeast line of the said Lot 3-R to the most westerly corner of Lot 4 in Block One of Snug Harbor Phase II;

Thence N 75° 54' 27" E - 176.16 feet along the northwest line of the said Lot 4 to the common corner of Lot 4 and Lot 5;

Thence N 72° 17' 30" E - 90.36 feet along the northwest line of Lot 5;

Thence N 55° 41' 18" E - 109.36 feet along the northwest line of Lot 5 to the common corner of Snug Harbor Phase II and Kensail Point;

Thence along the northwest line of Lot 3 in Kensail Point as follows:

N 14° 46' 30" E - 28.95 feet;

N 4° 15' 59" E - 104.47 feet;

N 68° 13' 29" E - 41.78 feet;

N 30° 26' 46" E - 47.15 feet;

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Thence N 2°42' 35" E – 780.48 feet through the said Nantucket Ltd. 595.85 acre tract across Nantucket Lake to the southeast line of Lot 3 in Block Five of Nantucket Phase One;

Thence along the southeast line of the said Lot 3 as follows:

N 53° 38' 52" E – 103.13 feet;

N 19° 28' 21" E – 49.69 feet;

N 80° 06' 14" E – 170.65 feet to the Point of Beginning and containing 38.62 acres of land more or less.

Bearings are based on the recorded plats of Nantucket Phase One, as cited hereon. This basis of bearing was also used on the recorded plats of Snug Harbor and Kensail Point.

This plat was prepared from recorded subdivision plats, as cited hereon, and not from an actual survey on the ground, and does not represent an actual ground survey.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

PRELIMINARY

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Area 4
2002 Annexation
City of College Station
21 June 2002

All that certain tract or parcel of land lying and being situated in the Thomas Caruthers League, Abstract No. 7, in Brazos County, Texas, bounded on the north by the old south channel of Carter's Creek, on the south and west by the existing city limits of College Station and on the east by Carter Lake Subdivision and being more particularly described as follows:

Beginning in the northwest line of Bird Pond Road at the intersection of the existing city limits line as defined by ordinance no. 1462 and the city limits line defined by ordinance no. 1092.

Thence along the northwest line of Bird Pond Road and the existing city limits line as follows:

N 41° 00' 19" E - 778.00 feet;
N 13° 53' 40" E - 547.06 feet;
N 16° 24' 38" E - 631.82 feet;
N 25° 47' 09" E - 166.20 feet;
N 35° 18' 09" E - 376.52 feet;
N 43° 38' 36" E - 338.66 feet to the southwest line of Frost Drive;
N 48° 45' 01" E - 61.78 feet to the southeast corner of Trinity Gardens according to plat of record in Volume 2351, Page 15 of the Official Public Records of Brazos County, Texas;

Thence along the city limits line defined by ordinance no. 2043 and ordinance no. 2132 as follows:

N 48° 55' 01" W - 283.03 feet;
N 56° 21' 19" E - 216.52 feet;
N 41° 08' 13" W - 226.40 feet to the southeast line of Foxfire Phase IV according to plat of record in Volume 717, Page 765 of the Official Records of Brazos County, Texas;

Thence along the southeast line of Foxfire Phase IV and the existing city limits defined by ordinance no. 1964 as follows:

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N 37° 29' 22" E - 152.48 feet;
N 0° 34' 13" E - 106.13 feet;
N 28° 56' 39" E - 61.67 feet;
N 28° 06' 57" E - 80.03 feet;
N 63° 15' 42" E - 163.84 feet to the northeast corner of Foxfire Phase IV;

Thence N 39° 37' 15" W - 3445.68 feet along the northeast line of Foxfire Phase IV to a corner of the existing city limits defined by ordinance no. 1964;

Thence along the city limits as defined by ordinance no. 1964 through that 190.40 acre tract conveyed to Randall K. Rogers and wife, Brenda F. Rogers by deed recorded in Volume 3861, Page 237 as follows:

N 42° 03' 31" E - 969.93 feet;
N 41° 57' 45" W - 381.21 feet;
S 42° 03' 31" W - 949.61 feet to the northeast line of Stonehedge according to plat of record in Volume 1615, Page 231 of the Official Public Records of Brazos County, Texas, and the city limits as defined by ordinance no. 2043;

Thence N 39° 23' 24" W - 394.34 feet along the northeast line of Stonehedge to the most northerly corner of same;

Thence along the city limits line defined by ordinance no. 1092 as follows:

N 43° 51' 23" E - 256.98 feet along the southeast line of Sandy Ridge according to plat of record in Volume 501, Page 473 of the Deed Records of Brazos County, Texas, to the northeast corner of same;
N 65° 55' 19" W - 35.89 feet along the northeast line of Sandy Ridge to the southeast corner of that tract conveyed to J. Garland Watson, Jr. and wife Laurie Quinn Watson by deed recorded in Volume 3005, Page 335 of the Official Public Records of Brazos County, Texas;
N 42° 07' 45" E - 3626.31 feet along the line between the said Watson tract and the said Rogers tract to the center of Carter's Creek;

Thence down the center of the old south channel of Carter's Creek, along the northeast line of the said Rogers tract and continuing along the northeast line of that 50.48 acre tract conveyed to Shek Chak Hui and Suk Hing Hui by deed recorded in Volume 1632, Page 273 of the Official Public Records of Brazos County, Texas, to the center of the box culvert at Bird Pond Road from which the corner of the Watson and Rogers tracts bears N 33° 53' 45" W - 5489.00 feet;

Thence continuing down the old south channel of Carter's Creek, along the northeast line of that 30.69 acre tract conveyed to Kathryn Chenault by deed recorded in Volume 346, Page 760 of the Deed Records of Brazos County, Texas, and the 58.97 acre tract conveyed to William B. Grant by deed recorded in Volume 357, Page 128 of the Deed

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Records of Brazos County, Texas, to the east corner of the said Grant tract, from which the center of the culvert at Bird Pond Road bears N 63° 41' 13" W - 1760.24 feet;

Thence S 41° 40' 13" W - 4016.50 feet along the line between the said Grant tract and that 2.56 acre tract conveyed to Carter Lake Home Owners Corporation by deed recorded in Volume 2414, Page 20 of the Official Public Records of Brazos County, Texas, and continuing along the line between the Carter Lake Home Owners Corporation tract and that 18.267 acre tract conveyed to Edward M. Kelley, et al, by deed recorded in Volume 281, Page 528 of the Deed Records of Brazos County, Texas, and the Carter Lake Home Owners Corporation tract and that 26.25 acre tract conveyed to Edward M. Kelley and William N. Kelley, Jr. by deed recorded in Volume 489, Page 523 of the Deed Records of Brazos County, Texas, to an angle point;

Thence S 20° 49' 13" W - 23.47 feet continuing along the line between the Carter Lake Home Owners Corporation tract and the said Kelley 26.25 acre tract to the most northerly corner of that 1.91 acre tract conveyed to Carter Lake Development Corporation by deed recorded in Volume 1638, Page 229 of the Official Public Records of Brazos County, Texas;

Thence S 54° 08' 47" E - 195.97 feet along the northeast line of the said Carter Lake Development Corporation 1.91 acre tract, which is a southwest line of Carter Lake Section Five according to plat of record in Volume 3250, Page 271 of the Official Public Records of Brazos County, Texas, to the most easterly corner of the said 1.91 acre tract;

Thence S 21° 07' 13" W - 875.67 feet along the line between the said Carter Lake Development Corporation 1.91 acre tract and Carter Lake Section Five and continuing along the line between Carter Lake Section Five and that 4.45 acre tract conveyed to Lawrence Wolken by deed recorded in Volume 401, Page 689 of the Deed Records of Brazos County, Texas, to an angle point in the northwest line of Carter Lake Section Four according to plat of record in Volume 292, Page 607 of the Deed Records of Brazos County, Texas;

Thence S 32° 24' 13" W - 343.63 feet continuing along the line between the said Wolken tract and Carter Lake Section Four to an angle point;

Thence S 21° 45' 13" W - 281.48 feet continuing along the line between the said Wolken tract and Carter Lake Section Four to the existing city limits line defined by ordinance no. 1462;

Thence along the existing city limits line defined by ordinance no. 1462 as follows:

N 82° 02' 02" W - 1244.30 feet;

N 84° 23' 02" W - 621.75 feet;

N 85° 02' 02" W - 1073.19 feet to the Point of Beginning and containing 654 acres* of land more or less.

PRELIMINARY

Bearings are Texas State Plane, NAD-83 datum, based on City of CS 1994 GPS control points and GPS observations.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

*Acreage is approximate and was calculated with the centerline of the old, south channel of Carter's Creek determined from topographic maps, aerial photographs and deed information.

PRELIMINARY

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Area 5
2002 Annexation
City of College Station
20 June 2002

All that certain tract or parcel of land lying and being situated in the Thomas Caruthers League, Abstract No. 7, the Nathan Clampitt Survey, Abstract No. 90 and the S.W. Robertson Survey, Abstract No. 202, in Brazos County, Texas, being all of the land bounded by the Carter Lake Subdivision and Carter Creek Cloisters on the west, the present city limits along Rock Prairie Road on the south, the old south channel of Carter's Creek on the north and the line between the Carol M. Anderson 648.21 acre tract described by deed recorded in Volume 3375, Page 9 of the Official Public Records of Brazos County, Texas, and the Benjamin A. Allen and Evelyn L. Allen Revocable Living Trust 590.5 acre tract described in Volume 3327, Pages 207 and 210 of the Official Public Records of Brazos County, Texas, on the east, and being more particularly described as follows:

Beginning in the southeast line of Bradley road which is the northwest line of that 40.93 acre tract conveyed to John and Mary Bradley by deed recorded in Volume 312, Page 754 of the Deed Records of Brazos County, Texas, at the intersection with the existing city limits line of the City of College Station, Texas as defined by ordinance no. 1462.

Thence N 35° 51' 13" E - 3393.04 feet along the southeast line of Bradley Road to the most northerly corner of that 0.55 acre tract conveyed to John F. Griffiths and wife, M. Joan Griffiths by deed recorded in Volume 364, Page 553 of the Deed Records of Brazos County, Texas, which is in the southwest line of Carter Creek Cloisters according to plat of record in Volume 395, Page 183 of the Deed Records of Brazos County, Texas;

Thence S 49° 05' 47" E - 230.90 feet along the southwest line of the said Carter Creek Cloisters to the most southerly corner of same;

Thence N 35° 51' 13" E - 1152.83 feet along the southeast line of the said Carter Creek Cloisters to the most easterly corner of same;

Thence N 54° 08' 47" W - 260.00 feet along the northeast line of the said Carter Creek Cloisters to the southeast line of Carter Lake Subdivision according to plat of record in Volume 252, Page 111 of the Deed Records of Brazos County, Texas;

Thence N 35° 51' 13" E - 1085.00 feet along the line between the Carter Lake Home Owners Corporation 20.7 acre tract described by deed recorded in Volume 2414, Page 20

PRELIMINARY

of the Official Public Records of Brazos County, Texas, and the Justus Bulhof 24.12 acre tract described in Volume 2628, Page 278 of the Official Public Records of Brazos County, Texas, to the center of the old south channel of Carter's Creek;

Thence down the center of the old south channel of Carter's Creek to the line between the James T. Carll 75 acre tract described by deed recorded in Volume 252, Page 434 of the Deed Records of Brazos County, Texas, and the James T. Carll 40.942 acre tract described by deed recorded in Volume 1682, Page 265 of the Official Public Records of Brazos County, Texas, from which the intersection of the said creek channel and the line between the said Carter Lake Home Owners Corporation 20.7 acre tract and the said Bulhof 24.12 acre tract bears N 51° 59' 16" W - 5747.48 feet;

Thence continuing down the center of the old south channel of Carter's Creek through the said Carll 40.942 acre tract, across Greens Prairie Road and along the northeast line of the said Carol M. Anderson 648.21 acre tract to a point located 500' from the southeast right-of-way line of Greens Prairie Road, from which the point in the center of the old south channel of Carter's Creek and the line between the said Carll 75 acre tract and the said Carll 40.942 acre tract bears N 36° 50' 01" W - 1302.59 feet;

Thence continuing down the center of the old south channel of Carter's Creek and the main channel of Carter's Creek which is the boundary between the said Carol M. Anderson 648.21 acre tract and that 2366.04 acre tract conveyed to George J. Kacal, Jr. and wife, Linda M. Kacal by deed recorded in Volume 1470, Page 88 of the Official Public Records of Brazos County, Texas, to the corner of the said Anderson tract in the northwest line of the said Benjamin Allen tract, from which the point in the channel 500' southeast of the right-of-way of Greens Prairie Road bears N 77° 10' 16" W - 10,365.39 feet;

Thence along the line between the said Anderson tract and the said Allen tract as follows:

S 4° 06' 27" W - 523.00 feet;

S 6° 50' 22" W - 1320.21 feet;

S 11° 41' 36" W - 215.97 feet to the line between the said Anderson tract and that 4.0 acre tract conveyed to Tom Bradley by deed recorded in Volume 1502, Page 1 of the Official Public Records of Brazos County, Texas;

Thence along the line between the said Anderson tract and the said Bradley 4.0 acre tract and continuing along the northwest line of Rock Prairie Road as follows:

S 73° 12' 02" W - 706.08 feet;

S 78° 22' 37" W - 413.19 feet;

S 74° 19' 30" W - 1172.30 feet to the corner of that 12.50 acre tract conveyed to James Janac by deed recorded in Volume 3628, Page 328 of the Official Public Records of Brazos County, Texas, which is the existing city limits line of College Station, Texas, as defined by ordinance no. 1462;

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Thence N 2° 58' 12" W – 658.79 feet along the northeast line of the said Janac 12.50 acre tract, which is the existing city limits line, to the northeast corner of same

Thence S 87° 01' 48" W – 1342.54 feet along the line between the said Janac 12.50 acre tract and that 10.00 acre tract conveyed to James Janac by deed recorded in Volume 1113, Page 142 of the Official Records of Brazos County, Texas, and continuing along the line between the said Janac 10.00 acre tract and that 10.00 acre tract conveyed to James Janac by deed recorded in Volume 2522, Page 119 of the Official Public Records of Brazos County, Texas, which is the existing city limits line, to the common corner of the two 10.00 acre tracts in the northeast line of a 60' wide private road conveyed to Robert Bonnet by deed recorded in Volume 3478, Page 33 of the Official Public Records of Brazos County, Texas;

Thence S 2° 58' 12" E – 511.27 feet along the southwest line of the said Janac 10.00 acre tract and the existing city limits line;

Thence continuing along the existing city limits line as defined by ordinance no. 1462 as follows:

S 89° 04' 34" W – 137.92 feet;
N 85° 50' 59" W – 586.71 feet;
N 73° 45' 20" W – 281.04 feet;
N 66° 49' 22" W – 368.62 feet;
N 61° 25' 56" W – 1021.07 feet;
N 61° 23' 07" W – 634.77 feet;
N 72° 18' 14" W – 359.66 feet;
N 79° 43' 57" W – 880.23 feet;
N 77° 22' 22" W – 1386.34 feet;
N 86° 13' 55" W – 911.14 feet;
N 83° 30' 28" W – 726.22 feet;
N 82° 16' 21" W – 122.68 feet;
N 61° 11' 58" W – 332.23 feet;
N 50° 43' 41" W – 758.26 feet;
N 57° 48' 31" W – 1255.62 feet;
N 69° 53' 32" W – 3311.48 feet;
N 76° 28' 02" W – 1211.85 feet to the southeast line of that 5.005 acre tract conveyed to Rudolph Schultz by deed recorded in Volume 3704, Page 1 of the Official Public Records of Brazos County, Texas;
N 42° 02' 33" E – 235.70 feet to the east corner of the said Schultz tract;
N 47° 57' 27" W – 370.00 feet along the northeast line of the said Schultz tract to the most northerly corner of same;
S 42° 02' 33" W – 55.15 feet along the northwest line of the said Schultz tract to the most easterly corner of the 3.37 acre tract conveyed to Nita M. Holliday by deed recorded in Volume 4148, Page 164 of the Official Public
N 59° 53' 43" W – 362.23 feet along the northwest line of the said Holliday tract to the most northerly corner of same;

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S 18° 23' 14" W – 440.16 feet along the northwest line of the said Holliday tract;
N 76° 28' 02" W – 378.84 feet to the southeast line of that 1.41 acre tract
conveyed to Roger Pampa by deed recorded in Volume 448, Page 236 of the
Deed Records of Brazos County, Texas;
N 35° 51' 13" E – 188.78 feet along the southeast line of the said Pampa tract to
the most easterly corner of same;
N 39° 37' 21" W – 134.29 feet along the northeast line of the said Pampa tract to
the most northerly corner of same;
S 35° 51' 13" W – 275.83 feet along the northwest line of the said Pampa tract;
N 76° 28' 02" W – 454.90 feet to the Point of Beginning and containing 1340
acres* of land more or less.

Bearings are Texas State Plane, NAD-83 datum, based on City of CS 1994 GPS control
points and GPS observations.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on
the ground survey, and is not to be used to convey or establish interests in real property
except those rights and interests implied or established by the creation or reconfiguration
of the boundary of the political subdivision for which it was prepared.

*Acreage is approximate and was calculated with the centerline of the old, south channel
of Carter's Creek determined from topographic maps, aerial photographs and deed
information.

PRELIMINARY

Joe Orr, Inc.
Surveyors & Engineers
2167 Post Oak Circle
College Station, TX 77845
(979) 690-3378

Area 6
2002 Annexation
City of College Station
17 June 2002

All that certain tract or parcel of land lying and being situated in the Thomas Caruthers League, Abstract No. 7, the Augustus Williams League, Abstract No. 58, and the Nathan Clappitt Survey, Abstract No. 90, in Brazos County, Texas, being a strip of land lying along each side of Greens Prairie Road approximately 1175 feet wide extending from the old south channel of Carter's Creek to the southwest right-of-way line of State Highway No. 30 and being more particularly described as follows:

Beginning in the southwest right-of-way line of State Highway No. 30 at the common corner of the Walter McGruder 15.8 acre tract described by deed recorded in Volume 716, Page 132 of the Official Records of Brazos County, Texas, and the Robert Allen Smith 15.8 acre tract described by deed recorded in Volume 716, Page 136 of the Official Records of Brazos County, Texas.

Thence S 41° 22' 01" W - 862.08 feet along the line between the said McGruder tract and the said Smith tract to the rear common corner of same in the northeast line of the C.M. Anderson Properties, Ltd. tract described by deed recorded in Volume 3169, Page 130 of the Official Public Records of Brazos County, Texas;

Thence S 47° 43' 56" E - 393.96 feet along the line between the said C.M. Anderson Properties, Ltd. tract and the said McGruder tract to a point located 500' northwest of the northwest right-of-way line of Greens Prairie Road;

Thence through the said C.M. Anderson Properties, Ltd. tract and the Jean Stephen 870.94 acre tract described by deed recorded in Volume 3731, Page 202 of the Official Public Records of Brazos County, Texas, parallel to and 500' from the northwest right-of-way line of Greens Prairie Road as follows:

S 44° 13' 28" W - 306.74 feet to an angle point;
S 42° 45' 29" W - 1132.51 feet to an angle point;
S 41° 52' 27" W - 315.48 feet to the beginning of a curve to the left (R=4630.14');
Along the arc of said curve through a central angle of 16° 53' 03" to the end of said curve;
S 24° 59' 24" W - 5870.27 feet to the beginning of a curve to the left (R=3581.85');

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Along the arc of said curve through a central angle of $12^{\circ} 27' 45''$ to a point in the line between the Goen 50 acre tract described by deed recorded in Volume 138, Page 505 of the Deed Records of Brazos County, Texas, and the Liquid Energy Corporation tract described by deed recorded in Volume 594, Page 44 of the Deed Records of Brazos County, Texas;

Thence S $41^{\circ} 14' 16''$ W - 373.50 feet along the line between the said Goen tract and the said Liquid Energy Corporation tract to the common corner of same in the northeast line of the C.F. Goen 160 acre tract described by deed recorded in Volume 33, Page 586 of the Deed Records of Brazos County, Texas;

Thence S $48^{\circ} 31' 35''$ E - 234.93 feet along the line between the said Liquid Energy Corporation tract and the said Goen 150 acre tract to a point located 500' northwest of the northwest right-of-way line of Greens Prairie Road;

Thence through the said Goen 160-acre tract parallel to and 500' from the northwest right-of-way line of Greens Prairie Road as follows:

S $6^{\circ} 53' 06''$ W - 1401.19' to the beginning of a curve to the right ($R=2587.02'$);
Along the arc of said curve through a central angle of $18^{\circ} 07' 45''$ to the end of said curve;

Thence S $41^{\circ} 41' 06''$ W - 2922.00 feet, at 116.0 feet pass the most northerly corner of the James T. Carll 40.942 acre tract described by deed recorded in Volume 1682, Page 265 of the Official Public Records of Brazos County, Texas, and continuing along the line between the said Carll 40.942 acre tract and the James T. Carll 75 acre tract described in Volume 252, Page 434 of the Deed Records of Brazos County, Texas, to the old south channel of Carter's Creek;

Thence in a southeasterly direction down the old south channel of Carter's Creek through the said Carll 40.942 acre tract, across Greens Prairie Road and along the line between the Carol M. Anderson 648.21 acre tract described by deed recorded in Volume 3375, Page 9 and the George J. Kacal, Jr. and wife, Linda M. Kacal 2366.04 acre tract described in Volume 1470, Page 88 of the Official Public Records of Brazos County, Texas, to a point located 500' southeast of the southeast right-of-way line of Greens Prairie Road, from which the point in the creek on the line between the Carll 75 acre tract and the Carll 40.942 acre tract bears N $36^{\circ} 50' 01''$ W - 1302.59 feet;

Thence through the said Kacal tract parallel to and 500' from the southeast right-of-way line of Greens Prairie Road as follows:

N $41^{\circ} 51' 17''$ E - 2428.00 feet to the beginning of a curve to the left ($R=3762.02'$);
Along the arc of said curve through a central angle of $34^{\circ} 58' 11''$ to the end of said curve;

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N 6° 53' 06" E – 180.35 feet to the line between the said Kacal tract and the said Goen 160 acre tract;

Thence N 42° 01' 40" E – 333.63 feet along the line between the said Kacal tract and the said Goen 160 acre tract to the common corner of the said Goen tract and that 32.27 acre tract conveyed to Mark Dudley and wife, Deanie Dudley by deed recorded in Volume 3738, Page 192 of the Official Public Records of Brazos County, Texas;

Thence N 48° 20' 42" W – 233.78 feet along the line between the said Goen 160 acre tract and the said Dudley tract to a point located 500' southeast of the southeast right-of-way line of Greens Prairie Road;

Thence parallel to and 500' from the southeast line of Greens Prairie Road as follows:

N 6° 53' 06" E – 904.25 feet to the beginning of a curve to the right (R=2406.85');

Along the arc of said curve through a central angle of 18° 06' 18" to the end of said curve;

N 24° 59' 24" E – 5870.27 feet to the beginning of a curve to the right (R=3455.14');

Along the arc of said curve through a central angle of 16° 53' 03" to the end of said curve;

N 41° 52' 27" E – 306.42 feet to an angle point;

N 42° 45' 29" E – 1108.41 feet to an angle point;

N 44° 13' 28" E – 935.68 feet to the southwest right-of-way line of State Highway 30;

Thence along the southwest right-of-way line of State Highway 30 as follows:

N 39° 58' 12" W – 382.19 feet to an angle point;

N 28° 33' 30" W – 200.29 feet to an angle point;

N 39° 58' 35" W – 1045.51 feet to the Point of Beginning and containing 456 acres of land more or less.

Bearings are Texas State Plane, NAD-83 datum, based on City of CS 1994 GPS control points and GPS observations.